

Spencer Township Trustee Meeting

June 4, 2020

Chairperson of the Board, Michael Hood called the meeting to order

Roll Call

Trustee Shawn P. Valentine	absent
Trustee J. Dean Anderson	present
Trustee Michael B. Hood	present

Trustee Valentine is in Columbus, Ohio for riot control

Pledge to the Flag

Minutes

Trustee Shawn Valentine made a motion to accept the minutes from May, Trustee Anderson seconded. Roll call vote: Trustee Anderson: yes, Trustee Hood: yes.

Financials

Receipts	\$228,125.17
Payments	\$62,337.21

Fund Balances

General	\$1,335,484.49
Motor Vehicle	\$23,651.15
Gas Tax	\$176,385.13
Fire	\$110,918.11
Permissive	\$44,609.98
Misc. Special Revenue	\$7,742.50
Misc. Capital Projects	<u>\$59,018.42</u>
	\$1,757,809.78

Trustee Anderson made a motion to accept the financials, Trustee Hood seconded. Roll call vote: Trustee Anderson: yes, Trustee Hood: yes.

Pay the Bills

Trustee Anderson made a motion to accept the financials, Trustee Hood seconded. Roll call vote: Trustee Anderson: yes, Trustee Hood: yes.

Zoning

Zoning Consultant, Jacob Barnes, gave the report. The report will be attached to the permanent minutes. Violations were issued and permits were granted for the month along with a site plan review and a zoning change.

Mr. Barnes is also working with the JEDZ Board to complete a business survey.

Lucas County has no record of Spencer Township's land use plan Mr. Barnes reported. The Planning Commission recommended starting the land use planning process over.

BZA

No meeting

Road

Tim Bowes, maintenance, gave the report.

Dumpster days went really well 2 dumpsters were filled. Many people made mention they didn't know it was going on until they saw it on the Fire Station sign.

Estimate for the light pole at Angola and Crissey was received. The cost is estimated at \$5000.

Resolution 20-06-04

Trustee Anderson made a motion to not exceed \$5000 for the expenditure of the project for the light pole at Angola and Crissey, Trustee Hood seconded. Roll call vote: Trustee Anderson: yes, Trustee Hood: yes.

Mr. Bowes wanted to make sure that all buildings at 10900 Shaffer were able to be up for sale on Gov Deals. Trustee Anderson made the motion to put the buildings at 10900 Shaffer Road to be eligible to be put on gov deals, Trustee Hood seconded. Roll call vote: Trustee Anderson: yes, Trustee Hood: yes.

The maintenance department feels there is a need of a small generator for the truck. This would be used in emergency situations. The cost \$895. Trustee Anderson made the motion to purchase the generator, Trustee Hood seconded. Roll call vote: Trustee Anderson: yes, Trustee Hood: yes.

Trustee Hood feels future dumpster days should be advertised via flyer mailed or passed out door to door. Some residents were not aware.

Trustee Anderson asked for permission to purchase a new mower. The current mower is not able to get at certain spots, it won't take down the heavy brush and get deep into ditches. He is asking to bid on a tractor not to exceed \$30,000. Trustee Anderson made the motion, Trustee Hood seconded. Roll call vote: Trustee Anderson: yes, Trustee Hood: yes.

Fire

JEDZ

1st quarter JEDZ for 2020 was received:

Spencer Township (75%)	\$211,944.06
Whitehouse (25%)	<u>\$70,648.02</u>
Total Distribution	\$282,592.08

Correspondence

The Township received information on managing local government finances in an emergency, preparing for revenue disruptions as a result of the COVID – 19 pandemic.

Quarterly newsletter from the Holland, Springfield, Spencer Historical Society was received.

Greg Wimberly of the Road maintenance department of Lucas County has retired. The new Superintendent is Chris Leupp. Chris has an extensive construction background.

Correspondence was received from Peak Electric, Inc. They are a facilities energy conservation Company. A letter of intent was read. Trustee Anderson made a motion to enter into an agreement with Peak Electric, Inc., Trustee Hood seconded. Roll call vote: Trustee Anderson: yes, Trustee Hood: yes.

Correspondence was received from the prosecutor's office explaining if delivery gravel is beneficial for a public purpose to improve drainage, it is allowable.

Trustee Anderson made a motion to continue hauling gravel to Township residents in need, restricted to 10 ton/year (residents only, no local businesses). The residents will pay for the gravel and be responsible for spreading, Trustee Hood seconded. Roll call vote: Trustee Anderson: yes, Trustee Hood: yes.

The Township website proposal will be tabled and bids will be requested again.

James Baum, former IT consultant, informed the board our domain will expire in July.

Health insurance options were reviewed and discussed. Trustee Anderson made a motion to cover all Trustees and Fiscal Officer insurance needs 100% at no cost to them, Trustee Hood seconded. Roll call vote: Trustee Anderson: yes, Trustee Hood: yes.

Trustee Anderson made a motion to have all Township employees working 30 hours or more to be covered at 80/20, Trustee Hood seconded. Roll call vote: Trustee Anderson: yes, Trustee Hood: yes.

Adam Thomas requested to purchase 3 parcels from the Township. The addresses are:

9751 Oak Place

9811 Oak Place

9725 Oak Bend

There was discussion on the benefit of the Township keeping the properties. Currently, the Township is mowing the properties and insuring them as well. Mr. Thomas stated he plans to rebuild on the properties.

Mr. Barnes offered that the new owner needs to be made aware of their responsibilities of upkeep. Mr. Bowes offered the demos alone were over \$8,000 to \$9000, that does not include the price that was paid for the parcels.

Mr. Thomas stated he is aware of the requests and agrees to them. Trustee Anderson made a motion to sell all 3 parcels stated above at the cost of \$300, Trustee Hood seconded. Roll call vote: Trustee Anderson: yes, Trustee Hood: yes.

Old Business

Feasibility study of 614 S. Crissey was revisited. Mr. Tyran Boyd gave an explanation. It is attached to the permanent minutes. He is the owner of a company that conducts such studies. The study cost is not to exceed \$48,500.

There was discussion on the matter. There were questions from the audience. Joyce Sparks asked if the soil had been tested. Mr. Boyd gave the history of the Phase 1. He explained the study is only good for 5 years.

Trustee Hood explained at the June 2016 meeting Poggemeyer offered the Township the opportunity to have a brownfield assessment done via federal epa grant.

Previously a rate of \$70,000 was given for a land use plan, marketing and branding for this property at 614 S. Crissey Road. Trustee Hood explained the Board has been discussing this property since it was purchased.

Trustee Anderson made a motion to go into the contract with Boyd & Associates for a feasibility study of 614 S. Crissey Road and an appraisal of all properties except the old Township Hall for \$48,500, Trustee Hood seconded. Roll call vote: Trustee Anderson: yes, Trustee Hood: yes.

The property at 10900 Shaffer road was also mentioned in regard to development. A phase 1 study needs to occur on this property Trustee Hood stated. He also mentioned a land swap with property in the West Winds Industrial Park.

Trustee Anderson made a motion to conduct a phase 1 study at 10900 not to exceed \$3000, Trustee Hood seconded. Roll call vote: Trustee Anderson: yes, Trustee Hood: yes.

Trustee Anderson made a motion to conduct a phase 1 study of 614 S. Crissey, Trustee Hood seconded. Roll call vote: Trustee Anderson: yes, Trustee Hood: yes.

Mr. Boyd said his Company will conduct the Phase 1 studies on both properties (614 S. Crissey and 10900 Shaffer) at no cost to Spencer Township. Trustee Anderson made the motion to accept the offer, Trustee Hood seconded. Roll call vote: Trustee Anderson: yes, Trustee Hood: yes.

New Business

Township road striping will occur this year at a cost of \$1,900.50 to the Township

Richfield Township is requesting some of our decommissioned fire equipment be donated to their fire department. Trustee Anderson made the motion to donate the items, Trustee Hood seconded. Roll call vote: Trustee Anderson: yes, Trustee Hood: yes.

Klumm Brothers presented an estimate for ditch clearing on Schwamberger from Bancroft to Dorr Street. Trustee Anderson spoke about the drainage improvement benefits. Trustee Hood made the motion, Trustee Anderson seconded. Roll call vote: Trustee Anderson: yes, Trustee Hood: yes.

There was conversation on the good job LaKeesha Sullivan is doing scanning the records in the zoning department. She has done an excellent job, there is no need to look any further.

Trustee Anderson made a motion to purchase a time date stamp machine, Trustee Hood seconded. Roll call vote: Trustee Anderson: yes, Trustee Hood: yes.

Trustee Anderson made a motion to advertise for an RFP for a IT consulting firm that will help with the website and developing a jEDZ page, Trustee Hood seconded. Roll call vote: Trustee Anderson: yes, Trustee Hood: yes.

Open to the Public

Adam Thomas, resident, asked about purchased property that was sold from private owner to private owner.

X

Dawn E. McDonald
Fiscal Officer

X

Michael B. Hood
Chair of the Board of Trustees

X

Dean Anderson
Vice Chair of the Board of Trustees

X

Shawn P. Valentine
Trustee